

RECORD OF OWNERSHIP

PEGASUS RESOURCES INC  
 ROCKY TOP DEV ATTN: BOB MAY  
 BOX 1357  
 ABINGDON, VA 24210

DATE RECORDED  
 DEED OR WILL BOOK 130-79  
 CONSID-ERATION YR-SP

08367

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BUILDING PERMITS

NO.	TYPE	DATE	% COMP.	DATE FINAL	APPRAISAL	APPRAISAL

NOTES: PEGASUS RESOURCES TO CLINCHFIELD 248-287 11/20/88  
 1.25 HAYSI KAWANIS CLUB 248-250 11/16/87

CLASS 5  
 ZONING  
 DISTRICT 04

LEGAL DESCRIPTION  
 BEAR BRANCH  
 B G SLOAN TRK  
 25.11 AC  
 23.86 AC

YEAR	VALUE OF LAND	VALUE OF IMPROV.	TOTAL VALUE	AC
1986	12600	-	12600	
1987	12600	-	12600	
1988	11,900		11900	
1989	11,900		11,900	
1990	11900		11900	
1991	11900		11900	
1992				
1993				
1994				
1995				
1996				
1997				

NOTES	MAIN BUILDING	ROOFING	EXTERIOR FINISH	GENERAL FEATURES	NUMBER OF ROOMS	INTERIOR FINISH	PLUMBING & HEATING
	Dwelling	Comp. Sh.	Wood Siding	Yr. Built	Bsmt. [ ] 2nd [ ]	Plaster	BATH(S) Full 1/2 Bath(s)
		Slate	Brick	Remod.	1st [ ] 3rd [ ]	Sheet rock	Modern Bath [ ] Modern Kitchen
		Asbestos	Asb. Wood Shg.	No. Stories	Total No. Bedrooms	Ceciled	Cent. Heat [ ] A/C
	CONSTRUCTION	Metal	Cin. Block [ ] Stone [ ]	S. Level [ ] S. Foyer [ ]	FOUNDATION	Panel	Fir. or Wall Furnace [ ] Stove(s)
	Wood Frame	Tar & Grav.	Stucco [ ] Con. Block [ ]	Crawl [ ] Conc. [ ]	FLOORS	Unfinished	FIREPLACE(S)
	Cin. Block	Tile	Aluminum [ ] Masonite [ ]	Riers [ ] Cin. Blk. [ ]	ATTIC FINISH	INTERIOR CONDITION	Number
	Steel Frame	Shakes	Storm Doors [ ] Storm Win. [ ]	Slab [ ] Brick [ ]	Disappearing Stairs	Gd. [ ] Fair [ ] Poor [ ] VP [ ]	Number Chimneys

COMPUTATIONS						EXTERIOR CONDITION						INSULATION						
ITEM	SIZE	RATE	VALUE	RATE	VALUE	Gd. [ ]	Fair [ ]	Poor [ ]	VP [ ]	Basmt. Finish	Attic Floor & Stairs	Attic [ ]	Walls [ ]	Fl. [ ]	Brick [ ]	C. Block [ ]	Stone [ ]	Metal [ ]

SUMMARY OF BUILDINGS														YR.	YR.	YR.		
USE	DESCRIPTION	SIZE	GRADE	AGE	RATE	REPLACEMENT	COND.	DEPR.	Market Value	Market Value	Market							
Dwelling																		
Porch																		
Porch																		
Carport																		
Garage																		
Cent. A/C																		

Basement	M & L	M & L	MOBILE HOME INFORMATION		Market Value All Improvements			
Bsmt. Finish	DATE	DATE	Owner	Market Value All Land		12600		
Attic	APRP.	APRP.	Make	Year	TOTAL MARKET VALUE		12600	
Fireplace(s)	DATE	DATE	Size	Cond.	USE VALUE APPRAISALS RECAP			
Heating	DATE	DATE	Not Home [ ]	Time	Acreage	Use Value		
Bath(s)	CLASSIFICATION	ZONING	AM [ ] PM [ ]	INFORMATION BY		Property and Income Information		
Total	5-3-85	S					Land Cost	
Factor							\$	
Replacement							Bldg. Cost	

FRONTS ON										LAND VALUE COMPUTATIONS										LAND VALUE COMPUTATIONS									
Frontage	Depth	Square Footage	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	1986 TOTAL APPRAISAL	Unit Price	Depth Factor	Front Ft. Rate	TOTAL	Adj.	1986 TOTAL APPRAISAL															
								86							\$	\$	\$	\$											

PROPERTY FACTORS				CLASSIFICATION				ACRES				RATE				ADJ.			
Utilities	Street or Road			Home Site		Home Site		Home Site		Home Site		Home Site		Home Site		Home Site		Home Site	
Public Water	Paved			25.11		500		1255		23.86		11930							
Public Sewer	Gravel																		
Well	Dirt																		
Spring	No Road																		
Septic System	Curb & Gutter			Wasteland		Wasteland		Wasteland		Wasteland		Wasteland		Wasteland		Wasteland		Wasteland	
U. G. Utilities	Sidewalk			Total Acreage		25.11		Total Value Land		1255		Total Acreage		Total Value Land					

FRONTAGE TOPOGRAPHY			General Remarks: Property HARD TO GET TO - NOT LEAD ON TOP : HIS POWER LINES																
LEVEL [ ]	SLOPES UP [ ]		SLOPES DOWN [ ]																
LOW [ ]	STEEP UP [ ]		STEEP DOWN [ ]																

BOARD REVIEW NOTES